

Clayton Brook

We continue to invest significantly in our portfolio of properties located in the Chorley area. In the last 2 years, we have invested circa £ 1.6 Million into the first phase of an external enveloping programme in the Clayton Brook neighbourhood. This programme has incorporated works to external components including roofing, roofline, windows and external doors to improve the fabric of the buildings and improve kerb appeal. External cyclical painting works have also formed part of the works package. This phase will continue into 2019/20, with a further £800 K to be invested in similar works.

Throughout 2019 and 2020, we will be engaging with our new framework contractors and surveyors to carry out a review of the remaining areas of Clayton Brook, particularly focussing on the condition of roofing, to identify a scope of works to form Phase 2, which will commence in 2021.

Astley Village

As part of our 2 year investment plan commencing in April 2019. This will see £ 2.4 Million invested in a range of works programmes. A key focus is investment in energy efficiency works. All properties with older, electric storage heating will benefit new, modern high heat retention night storage heating, upgraded hot water provision and insulation measures where required. This will improve the energy efficiency and thermal comfort for our customers.

We will also be investing in some external enveloping works. (Windows, doors, roofline and painting).

Finally, we will be upgrading kitchens and bathrooms across a significant proportion of properties, based on a recent stock condition survey which we have completed.

Other Areas in Chorley

We recognise that investment in smaller neighbourhoods and isolated properties is equally important, therefore a further £ 0.2 Million is being invested as part of our Decent Homes and Major Works programme (External Enveloping & Modern Facilities) including properties at Fell View and Central Chorley in the 2 year plan. As we discussed yesterday, Fell View has just had a full roof replacement completed.